

153/1 Anthony Rolfe Avenue, Gungahlin

## Light Filled Living on Level 12




With floor to ceiling windows and a balcony with two way access, this apartment offers views and more light than most.

- Open plan kitchen, living and dining
- Kitchen features dishwasher and electric cooking
- Bedroom with built in robe and access to balcony
- Split system reverse cycle air conditioning; NBN
- Two way balcony for extended living space
- Single car space in underground restricted parking area with storage cage
- Complex has infinity pool, BBQ facilities and Gym

The property is within walking of Gungahlin town centre with restaurants, cafes, supermarkets and more along with access to public transport and less than 25 minutes away from the City.

This property does comply with minimum ceiling insulation standards. There is no current EER available.

**PETS:** please be aware that at all stages of tenancy this property requires consent to be sought in writing for the keeping of any pets at the premises. Consent must be provided in writing before any pets are at the premises.

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**FOR RENT**  
\$510 per week

**VIEW**  
Thu 7th May @ 4:20PM - 4:30PM

**AGENTS**  
Lyn Fairweather  
0402 477 950  
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Madeline McKell  
leasing@ljhgungahlin.com.au

**AGENCY**  
LJ Hooker Gungahlin  
(02) 6213 3999

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

**TO ARRANGE AN INSPECTION PLEASE:**

1. Click on book inspection button
2. Complete your details
3. Answer pre-qualifying questions
4. Register for a time

**NOTE:** IF you do not register you will not be notified of cancellations or changes to the inspection. If no-one has registered for the inspection, the inspection will not go ahead. Alternatively call the office on 6213 3999 to book an appointment.

**Disclaimer:** While all care has been taken in compiling information regarding properties marketed for rent, we accept no responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. All parties should rely on their own investigation to validate information provided.

**MORE DETAILS**

Property ID	36U1GCY
Property Type	Apartment
EER	6

**Lyn Fairweather 0402 477 950**

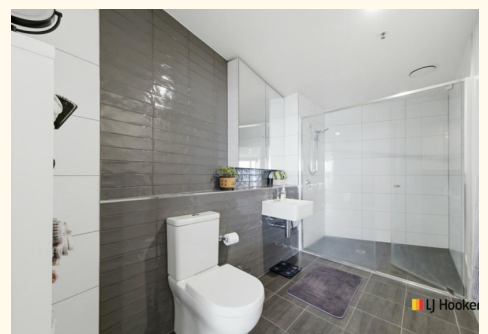
Director Property Management | [lyn.fairweather@ljhooker.com.au](mailto:lyn.fairweather@ljhooker.com.au)

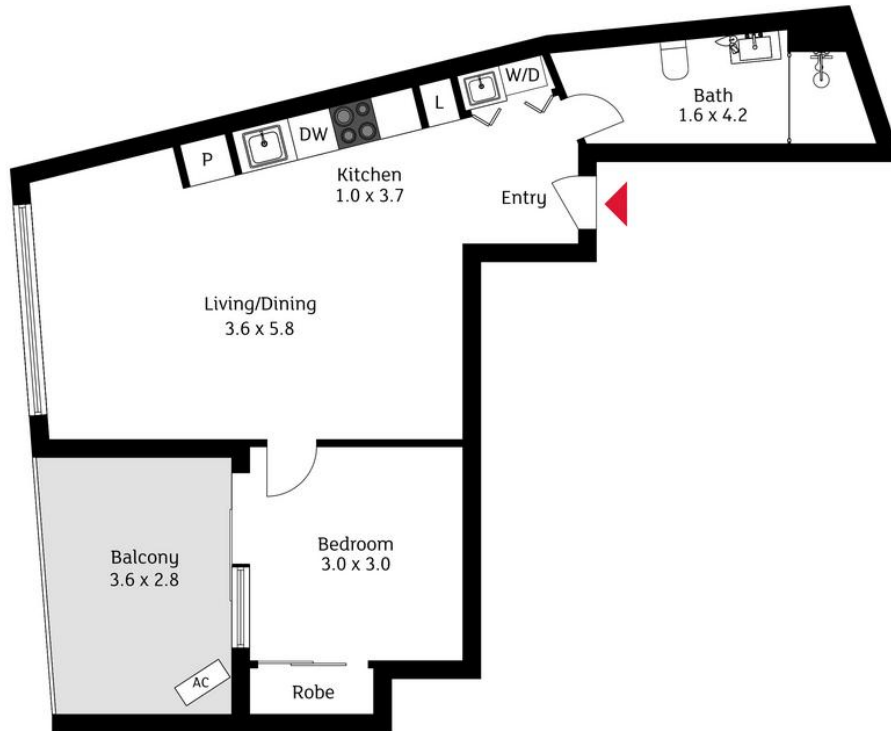
**Madeline McKell**

| [leasing@ljhgungahlin.com.au](mailto:leasing@ljhgungahlin.com.au)

**LJ Hooker Gungahlin (02) 6213 3999**

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The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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